

**INC. VILLAGE OF CEDARHURST
LEGAL NOTICE**

PLEASE TAKE NOTICE THAT the Board of Zoning Appeals of the Village of Cedarhurst will hold a public hearing on Thursday, June 23, 2016 at 8:00 PM in the Village Hall, 200 Cedarhurst Avenue, Cedarhurst, NY for the following:

Case # 2016-14
Petition of Neuhoff
Premises: 401 Adelberg Lane
Cedarhurst, NY 11516
Sec. 39, Block 344 Lot 18

Variance from:

265-41a -The side yards along the sides of a building used exclusively as a single-family dwelling shall have an aggregate width of no less than 16 feet. Neither side shall be less than six feet in width, except on corner plots, the side yard shall be six feet.

265-38c - The total building area, including all accessory buildings, shall not exceed 30% of the lot area.

265-43d - Entrance and exit steps may encroach into the required front or rear yard.
The platform for such steps may not exceed three feet in projection and six feet in width.
A three-foot projection and six-foot width one-story open (not enclosed) roof overhang may encroach three feet into the required setback.

PLEASE TAKE FURTHER NOTICE that all interested persons will have an opportunity to be heard at said hearing.

Dated: June 11, 2016
Cedarhurst, NY

Benjamin Weinstock
Mayor

Salvatore Evola
Village Clerk-Treasurer

By Order of the Board
Of Zoning Appeals
John Novello, Chairman